

PB# 88-5

Broadway Tailors

14-4-7

Disapproved 5-18-88
Broadway Tailors 88-5

Disapproved 5-18-88

General Receipt

9618

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

Feb 25 19 88

Received of Broadway Talcots \$ 25.00
Twenty-five ⁰⁰/₁₀₀ DOLLARS
For Planning Board App. Fee - 88-5

DISTRIBUTION

FUND	CODE	AMOUNT
Ch# 388.9		25.00

By Pauline M. Townsend
Town Clerk
Title

Williamson Law Book Co., Rochester, N. Y. 14609

County File No. NWT 36-88 M

COUNTY PLANNING REFERRAL

(Mandatory County Planning Review under Article 12-B,
Section 239, Paragraphs 1, m & n, of the
General Municipal Law)

Application of Nicholas T. Valentine
for a Site Plan - Frontage/Access US9W
County Action: Local Determination

LOCAL MUNICIPAL ACTION

The Above-cited application was:

Denied Approved

Approved subject to County recommendations

(Date of Local Action)

(Signature of Local Official)

This card must be returned to the Orange County Department of Planning
within 7 days of local action.

6-13-88

D.O.T.

Fire
D.P.W.
O.C.H.
O.C.P.
Water
Sewer
Highway

TOWN OF NEW WINDSOR PLANNING BOARD
TRACKING SHEET

PROJECT NAME: Broadway Towers (Valentine)
PROJECT NO.: 88-5
TYPE OF PROJECT: Subdivision _____ Site Plan ☒
Lot Line Change _____ Other (Describe) _____

<u>TOWN DEPARTMENT REVIEWS:</u>	<u>Date</u> <u>App'd</u>	<u>Date</u> <u>Not App'd</u>	<u>Not</u> <u>Required</u>
Planning Board Engineer	_____	_____	_____
Highway	_____	_____	_____
Bu. Fire Prev.	<u>6-21-88</u>	<u>6-2-88</u>	_____
Sewer	<u>6-14-88</u>	_____	_____
Water	<u>6-14-88</u>	_____	_____
Flood	_____	_____	_____

OUTSIDE DEPT./AGENCY REVIEWS:

DOT	_____	<u>6-3-88</u>	_____
DEC	_____	_____	_____
O/C PLANNING	<u>6-15-88</u>	_____	_____
O/C HEALTH	_____	_____	_____
NYS DOH	_____	_____	_____
OTHER (SPECIFY)	_____	_____	_____

SEOR: Lead Agency Action _____
Determination _____
EAF Short _____ Long _____ Submitted _____ Accepted _____
Proxy: Filed _____ Representative _____

PUBLIC HEARING: Held (DATE) _____ Waived* _____
Other _____
(* Minor Subdivision and Site Plans only.)

TIME SEQUENCING:
(SUBDIVISIONS)

Sketch Plan Date	_____	+ 30 days = Action Date	_____
Preliminary P/H Date	_____	45 days = Action Date	_____
Preliminary App'l Date	_____	6 months = Final Resub. Date	_____
Final Plan Date	_____	15 days = Final App'l Date	_____

TIME SEQUENCING:
(SITE PLANS)

Presubmission Conf. Date	_____	+ 6 months = Submittal Date	_____
First Meeting Date	_____	+ 90 days = Final App'l Date	_____

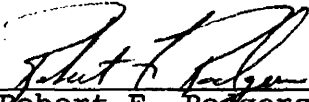
INTER-OFFICE CORRESPONDENCE

TO: Town Planning Board
FROM: Town Fire Inspector
DATE: 21 June 1988
SUBJECT: Valentine Site Plan

Planning Board Reference Number 88-5
Fire Prevention Reference Number 88-40
88-38

The site plan reviewed was prepared by Kartiganer Associates; PC for Nicholas J. Valentine, 321 Route 9W, New Windsor, New York 12550. It is revision one (1) dated 6 June 1988.

I find this site plan to be acceptable.


Robert F. Rodgers; CCA
Fire Inspector



Louis Helmbeck
County Executive

Department of Planning
& Development

124 Main Street
Goshen, New York 10924
(914) 294-5151

Peter Garrison, Commissioner
Richard S. DeTurk, Deputy Commissioner

ORANGE COUNTY DEPARTMENT OF PLANNING & DEVELOPMENT
239 L, M or N Report

This proposed action is being reviewed as an aid in coordinating such action between and among governmental agencies by bringing pertinent inter-community and Countywide considerations to the attention of the municipal agency having jurisdiction.

Referred by T. NEW WINDSOR PLANNING BOARD D P & D Reference No. NYUT 36-8811
County I.D. No. 14 1 4 1 7

Applicant NICHOLAS J. VALENTINE

Proposed Action: SITE PLAN: BLDG. ADDITION

State, County, Inter-Municipal Basis for 239 Review FRONTAGE/ACCESS LUSQU

Comments:

THERE ARE NO APPARENT INTERMUNICIPAL OR INTER-
AGENCY PLANNING CONSIDERATIONS AND/OR ISSUES
TO BE BROUGHT TO YOUR ATTENTION

Related Reviews and Permits

County Action: Local Determination ☒ Disapproved ☐ Approved ☐

Approved subject to the following modifications and/or conditions:

JUNE 15, 1988
Date

Peter Garrison
Commissioner

TOWN OF NEW WINDSOR
BUREAU OF FIRE PREVENTION
SITE PLAN REVIEW FORM

PLANNING BOARD
REFERENCE NUMBER: 88-05

FIRE BUREAU
REFERENCE NUMBER: 88-38

SITE PLAN FOR: BROADWAY Tailors

ADDRESS: 321 RT. 9W South, New Windsor

The aforementioned site plan or map was reviewed by the BUREAU OF FIRE PREVENTION at a meeting held on June - 2 19 88.

☐ The site plan or map was approved by the BUREAU OF FIRE PREVENTION.

☒ The site plan or map was disapproved by the BUREAU OF FIRE PREVENTION for the following reason(s).

① Does not meet New York STATE
Code 1241.2 c1 for Home Occupations

* Plans Reviewed by The Office of
Fire Inspector in the Absence of a
Fire Prevention Bureau meeting

SIGNED: McDonald C
Asst. Fire Inspector

Valentine 88-5

6-13-88

BUILDING INSPECTOR, P.B. ENGINEER, FIRE INSPECTOR, D.O.T. O.C.H. O.C.P.
SEWER, HIGHWAY REVIEW FORM: D. P. W.

The maps and plans for the Site Approval _____
Subdivision _____ as submitted by
Kertigane Assoc. for the building or subdivision of
Nicholas J. Valentine has been
reviewed by me and is approved ☒
disapproved _____.

If disapproved, please list reason.

Contact water dept. regarding water line &
service.

HIGHWAY SUPERINTENDENT

Steve D. D. W.
WATER SUPERINTENDENT

SANITARY SUPERINTENDENT

DATE

Valentine 88-5

6-13-88

BUILDING INSPECTOR, P.B. ENGINEER, FIRE INSPECTOR, D.O.T. O.C.H. O.C.P.
WATER, HIGHWAY REVIEW FORM: D. P. W.

The maps and plans for the Site Approval ☒
Subdivision _____ as submitted by
Kartiganer Eng. Assoc for the building or subdivision of
Nicholas Valentine has been
reviewed by me and is approved ☒
disapproved _____.

If disapproved, please list reason.

HIGHWAY SUPERINTENDENT

WATER SUPERINTENDENT

James E. Martin
SANITARY SUPERINTENDENT

June 14, 1988
DATE

5-18-88

Mr. Kartiganer came before the Board representing this proposal.

Mr. Kartiganer: What we are here tonight for is we are requesting to put a second floor addition over an existing commercial area. This area was used as a knife sharpening facility. It's been purchased by Nick Valentine for use as Broadway Tailors and he is looking to put a second floor addition on. I put all the information on this site pertaining to the table of bulk and zoning regulations. The only thing, what we are submitting this as existing non-conforming use and what our request is to get the second floor addition and also to clarify the zoning in this case for this parcel. The parcel is located on Route 9W off Chestnut Street and 9W. It has two actual in-use parking areas, one off Chestnut Street which is used primarily for the

residents and off of 9W which is used primarily for commercial.

Mr. Scheible: What is the present use now?

Mr. Kartiganer: Presently used, it has just been sold to Mr. Valentine who is renovating it for a shop.

Mr. Rones: If you are expanding an existing non-conforming use, you have to go to the Zoning Board.

Mr. Edsall: He has this coming in under -- it is defined under, on Page 4896 as home occupation, which, I understand what they are attempting to do. They are bringing it in as a home occupation. The problem I have which is noted in my comments, the ordinance only allows the activity as they call it, to occupy no more than one-half the ground floor area of the dwelling. I have some problem with the numbers. Just measuring them, it appears they are almost at the half point which would mean there is no allowable expansion of the home occupation. If you want to change it to commercial, it starts falling underneath the zoning uses they are allowed.

Mr. VanLeeuwen: It has to go to the Zoning Board. We ought to take a look at it.

Edsall: It depends what they want to do.

Mr. Kartiganer: We are looking for the addition purely for storage.

Mr. Scheible: We are going to go down and take a look at this. We will include it in our inspection tour. If you wish to be there, we will be there around seven or so Monday evening. If you can be present and give us an inspection of the area, it would be appreciated.

Mr. Kartiganer: In the interim we'd like to leave this as an operating business until such time as we get approval to put on the -- to change the zoning or put on the second floor on this building.

Mr. Van Leeuwen: That thing has been empty for over a year.

Mr. Valentine: He had the business running up until when I bought it.

Mr. Van Leeuwen: What kind of business?

Mr. Valentine: He had the knife sharpening business. He had a front and he had the knife sharpening in the back up until when I bought it from him.

Mr. Van Leeuwen: The use tables are the old ones, not the new ones.

Mr. Kartinganer: Thank you.



McGOEY and HAUSER
CONSULTING ENGINEERS P.C.

45 QUASSAICK AVE. (ROUTE 9W)
NEW WINDSOR, NEW YORK 12550

TELEPHONE (914) 562-8640
PORT JERVIS (914) 856-5600

RICHARD D. McGOEY, P.E.
WILLIAM J. HAUSER, P.E.
MARK J. EDSALL, P.E.
Associate

Licensed in New York,
New Jersey and Pennsylvania

TOWN OF NEW WINDSOR
PLANNING BOARD
REVIEW COMMENTS

PROJECT NAME: VALENTINE (BROADWAY TAILORS) SITE PLAN
PROJECT LOCATION: ROUTE 9W (WEST SIDE)
PROJECT NUMBER: 88-05
DATE: 18 MAY 1988

1. The Applicants have submitted a site plan for review for the construction of a second floor addition to an existing commercial area adjoining an existing one story residence. From the review of the plan, no further modifications or improvements appear to be proposed.

2. The plan appears to indicate that the existing commercial/retail use is for a knife sharpening business. It appears that the proposed development includes the construction of a storage area associated with this commercial business.

The Applicant has indicated that the commercial business is proposed as a "home occupation". As such, Paragraph 48-37 of the Town Code, limits the activity to occupy no more than one-half of the ground floor area of the dwelling (p.48.96).

3. The area of the existing business, relative to a review of the plan, appears incorrect. The Board should review the floor areas associated with the residence and the existing business with the Applicant and a review should be made to insure that compliance with the home occupation section of the code is maintained.

4. It should be confirmed with the Applicant that the exterior limits of the existing commercial areas to the north of the residence is not being expanded (i.e. are the building limits to remain the same?).

5. The Board may wish to review the location of the existing parking spaces which appear to be, in the majority, off the property. In addition, the Board may wish to verify that the parking space count is acceptable for the use.

TOWN OF NEW WINDSOR
PLANNING BOARD
REVIEW COMMENTS

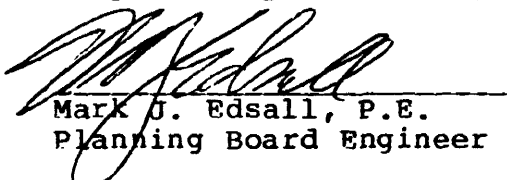
PROJECT NAME: VALENTINE (BROADWAY TAILORS SITE)
PROJECT LOCATION: ROUTE 9W (WEST SIDE)
PROJECT NUMBER: 88-05
DATE: 18 MAY 1988

-2-

6. The Applicant should review the Zoning Table as shown on the plan. The required portion of the table does not appear to comply with the current Bulk Tables of the code. In addition, a cursory review indicates that some noncompliances may exist for the existing lot. They should be indicated on the table as such.

7. Pursuant to the Board discussing the items indicated above, further engineering review will be made and additional comments provided as necessary.

Respectfully submitted,



Mark J. Edsall, P.E.
Planning Board Engineer

MJE.emj

valentin.emj

STATE OF NEW YORK
DEPARTMENT OF TRANSPORTATION
112 DICKSON STREET
NEWBURGH, NY 12550

Albert E. Dickson
Regional Director

Franklin E. White
Commissioner

June 3, 1988

Town of New Windsor Planning Board
Town Hall
555 Union Ave
New Windsor, N.Y. 12550

RE: Nicholas J. Valentine
U.S. Route 9W sh.

Dear Chairman

We have reviewed this matter and please find our comments checked below:

- ☒ A Highway Work Permit will be required
- ☒ objection see note *
- ☐ Need additional information ☐ Traffic Study
- ☐ Drainage Study
- ☐ To be reviewed by Regional Office
- ☐ Does not affect N.Y. State Dept. of Transportation

* ADDITIONAL COMMENTS: Parking Places 1-4 and 7-10, ARE on State Right of Way - This is not permitted - This area has to be Curb to present standards. Should have driveway. Very truly yours, opening of 30' MAX.

Don Greene
Donald Greene
C.E. I Permits
Orange County

DG/dri

They can apply for use and occupancy permit
this takes 6 mo. to 1 year if granted.



1763

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

2 June 1988

New York State
Department of Transportation
4 Burnett Boulevard
Poughkeepsie, New York 12601

SUBJECT: VALENTINE (BROADWAY TAILORS) SITE PLAN (T88-5);
TOWN OF NEW WINDSOR PLANNING BOARD

Gentlemen:

The Town of New Windsor Planning Board has had placed before it an application for site plan approval for a proposed business occupation on the west side of Route 9W, just south of the intersection with Route 94. This plan was initially reviewed by the Town Planning Board on 18 May 1988, at which time certain concerns were discussed. At this time, no approval has been granted by the Town of New Windsor Planning Board.

The Planning Board feels it is appropriate that this plan be forwarded to the New York State Department of Transportation for review, in light of the fact that eight (8) of the indicated ten (10) parking spaces for the proposed site plan are located totally or partially within the Route 9W Department of Transportation right-of-way. A copy of the proposed site plan as prepared by Kartiganer Associates, P.C., Consulting Engineers is enclosed for your use.

Your earliest possible review of this plan would be appreciated. Please forward your comments to the Planning Board such that, prior to taking action, consideration may be given to the concerns of the Department of Transportation.

New York State
Department of Transportation

-2-

2 June 1988

If you should have any questions concerning the above, please do not hesitate to contact the undersigned at (914) 562-8640.

Thank you for your anticipated cooperation in this matter.

Very truly yours,

TOWN OF NEW WINDSOR
PLANNING BOARD



Mark J. Edsall, P.E.
Planning Board Engineer

MJEnje

Encl.as

cc: Supervisor George Green
Henry Scheible, Planning Board Chairman
Michael Babcock, Building Inspector
Don Green, Department of Transportation-Newburgh Office (w/encl.)



1763

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

TOWN OF NEW WINDSOR PLANNING BOARD

CHECKLIST FOR COMPLETE SUBMITTALS AND ROUTING CHECKLIST

PROJECT NAME:

Broadway Towers

PROJECT NUMBER:

88-5

Completed Application Form
Notarized Endorsement on Application
Application Fee
Proxy Statement
Environmental Assessment Form
Completed Checklist
Fourteen (14) Sets of Submittal Plans

☒
☒
☒
☒
☒
☒
☒

ROUTING PROCEDURE

Copies of the submitted plan should be sent to the following Departments.

Sewer Department _____
Planning Board Engineer _____
Orange County Planning* _____
Bureau of Fire Prevention _____

Building Inspector _____
Water Department _____
Highway Department _____
NYSDOT* _____

In addition copies of the following should be sent to the Planning Board Engineer:

Application _____
Submittal Checklist _____

EAF _____
Dept. Review _____

* O/C Planning and DOT as required.

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

(This is a two-sided form)

Date Received _____
Meeting Date _____
Public Hearing _____
Action Date _____
Fees Paid _____

APPLICATION FOR ~~SPECIAL PERMIT~~

Site Plan

1. Name of Project 321 Rt 9W South, Garage addition over existing garage
2. Name of Applicant Nicholas J. Valentine Phone 561-1656
Address 345 Windsor Highway, New Windsor, New York 12550
(Street No. & Name) (Post Office) (State) (Zip)
3. Owner of Record Nicholas J. Valentine Phone 561-1656
Address 345 Windsor Highway, New Windsor, New York 12550
(Street No. & Name) (Post Office) (State) (Zip)
4. Person Preparing Plan Kartiganer Associates, P.C. Phone 562-4391
Address 555 Rt. 94, New Windsor, New York 12550
(Street No. & Name) (Post Office) (State) (Zip)
5. Attorney H. Morton Scott Phone 562-5252
Address 178 Grand Street, Newburgh, New York 12550
(Street No. & Name) (Post Office) (State) (Zip)
6. Location: On the West side of 9W
500 feet South (Street)
(Direction)
of Rt 94 and Rt 9W
(Street)
7. Acreage of Parcel 9577 ± S.F. 8. Zoning District R-4
9. Tax Map Designation: Section 14 Block 4 Lot 7
10. Describe proposed use in detail: Commercial addition over existing garage.

11. - NO.

If so, list Case No. and Name _____

12. List all contiguous holdings in the same ownership
Section NONE Block _____ Lot(s) _____

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of land were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed.

IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

OWNER'S ENDORSEMENT
(Completion required ONLY if applicable)

COUNTY OF ORANGE

SS.:

STATE OF NEW YORK

Nicholas J. Valentine being duly sworn, deposes and says that he resides at Rt 32 Box 357 VVAILK: 11 in the County of Orange and State of New York and that he is (the owner in fee) of BROADWAY TAILORS (Official Title) of the Corporation which is the Owner in fee of the premises described in the foregoing application and that he has authorized _____ to make the foregoing application for Special Use Approval as described herein.

I HEREBY DEPOSE AND SAY THAT ALL THE ABOVE STATEMENTS AND INFORMATION, AND ALL STATEMENTS AND INFORMATION CONTAINED IN THE SUPPORTING DOCUMENTS AND DRAWINGS ATTACHED HERETO ARE TRUE.

Sworn before me this

15th day of JANUARY 1988

[Signature]
(Owner's Signature)

[Signature]
(Applicant's Signature)

[Signature]
Notary Public

(Title)

SHARON N. HAVNER
Notary Public, State of New York
No. 4776332
Qualified in Orange County
My commission expires Mar. 28, 1989
Feb 28

REV. 3-87

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

(This is a two-sided form)

Date Received _____
Meeting Date _____
Public Hearing _____
Action Date _____
Fees Paid _____

APPLICATION FOR SPECIAL PERMIT

1. Name of Project 321 Rt 9W Sec 11 | GARAGE ADDITION OVER-
EXISTING GARAGE.
2. Name of Applicant Nicholas J. Vakarian Phone 561-1656
Address 345 Windsor Hwy New Windsor NY 12550
(Street No. & Name) (Post Office) (State) (Zip)
3. Owner of Record SAME Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip)
4. Person Preparing Plan KARLIGANER Assoc PC Phone 562-4391
Address 555 RT. 94 New Windsor NY 12550
(Street No. & Name) (Post Office) (State) (Zip)
5. Attorney H. Mark Scott Phone 565-5252
Address 178 Canal St Newburgh NY 12550
(Street No. & Name) (Post Office) (State) (Zip)
6. Location: On the West side of 9W
500 feet South
(Street) (Direction)
of Rt 94 & 9W
(Street)
7. Acreage of Parcel 9577± SF 8. Zoning District R-4
9. Tax Map Designation: Section 14 Block 4 Lot 7
10. Describe proposed use in detail: COMMERCIAL ADDITION OVER EXISTING GARAGE

11. Other Property Information:

- a). Is the proposed use in or adjacent to a Residential District? Yes
- b). Is a pending sale or lease subject to Planning Board approval of this application? NO
- c). When was property purchased by present owner? 1988
- d). Has property been subdivided previously? NO When? _____
- e). Has property been subject of special permit previously? NO When? _____
- f). Has an Order to Remedy Violation been issued against the property by the Zoning Inspector? No
- g). Is there any outside storage at the property now or is any proposed? Describe in detail: No

12. Attach a proposed plan showing the size and Location of the Lot and Location of all buildings and proposed facilities, including access drives, parking areas and all Streets within 200 feet of the Lot. Plan should also comply with the Site Plan Checklist, as applicable.

AFFIDAVIT


Date: 18 Feb 88

STATE OF NEW YORK)

)

COUNTY OF ORANGE) SS.:

The undersigned Applicant, being duly sworn, deposes and states that the information, statements and representations contained in this application are true and accurate to the best of his/her knowledge or to best of his/her information and belief. The Applicant further understands and agrees that the Planning Board may require your to periodically renew a Special Permit and withhold renewal upon a determination that prescribed conditions have not been or are no longer complied with.


(Applicant)

Sworn to before me this
15th day of JANUARY, 1988
Sharon N. Havner
(Notary)

SHARON N. HAVNER
Notary Public, State of New York
No. 4776332
Qualified in Orange County
My commission expires Mar. 30, 1990
Feb 28

Rev. 3-87

SHORT ENVIRONMENTAL ASSESSMENT FORM

Appendix B Part 617

Project Title: Garage addition over existing garage (For Nick Valentine - Owner)

Location: 321 Route 9W South

ID Number: _____

INSTRUCTIONS:

- (a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.
- (b) If any question has been answered **Yes**, the project may have a significant effect and the full Environmental Assessment Form is necessary. **Maybe** or **Unknown** answers should be considered as **Yes** answers.
- (c) If all questions have been answered **No** it is likely that this project will not have a significant effect.
- (d) If additional space is needed to answer the questions, please use the back of the sheet or provide attachments as required.

ENVIRONMENTAL ASSESSMENT

- | | YES | NO |
|--|--------------------------|-------------------------------------|
| 1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2. Will there be a major change to any unique or unusual land form found on the site? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3. Will project alter or have a large effect on an existing body of water? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 4. Will project have an adverse impact on groundwater quality? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 5. Will project significantly effect drainage flow on adjacent sites? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 6. Will project affect any threatened or endangered plant or animal species? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 7. Will project result in a major adverse effect on air quality? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 8. Will project have a major effect on the visual character of the community or scenic views or vistas known to be important to the community? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 9. Will project adversely impact any site or structure of historic, prehistoric, or paleontological importance or any site designated as a Critical Environmental Area by a local agency? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 10. Will project have a major adverse effect on existing or future recreational opportunities? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 11. Will project result in major traffic problems or cause a major effect to existing transportation systems? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 12. Is project non-farm related and located within a certified agricultural district? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 13. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 14. Will project have any adverse impact on public health or safety? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 15. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 16. Is there public controversy concerning any potential impact of the project? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

FOR AGENCY USE ONLY

Preparer's Signature: [Signature] Date: _____
Preparer's Title: Project Engineer, Kartiganer Assoc. P.C.
Agency: _____

PROXY STATEMENT

for submittal to the

TOWN OF NEW WINDSOR PLANNING BOARD

Nicholas J. Valentine, deposes and says that he
resides at P.O. Box 2086 Newburg NY 12550
(Owner's Address)

in the County of Orange

and State of N.Y.

and that he is the owner in fee of 321 Rt 9W South
New Windsor NY 12550

which is the premises described in the foregoing application and

that he has authorized Herbert L. Martignone & Co

to make the foregoing application as described therein.

Date: 1/16/88

[Signature]
(Owner's Signature)

Patricia A. Valentine
(Witness' Signature)

TOWN OF NEW WINDSOR PLANNING BOARD
SITE PLAN CHECKLIST

ITEM

- | | |
|--|---|
| 1. Site Plan Title | 29. Curbing Locations |
| 2. Applicant's Name(s) | 30. Curbing Through Section |
| 3. Applicant's Address(es) | 31. Catch Basin Locations |
| 4. Site Plan Preparer's Name | 32. Catch Basin Through Section |
| 5. Site Plan Preparer's Address | 33. Storm Drainage |
| 6. Drawing and Revision Dates | 34. Refuse Storage |
| 7. 4"x2" Box for Approval Stamp. | 35. Other Outdoor Storage |
| 8. AREA MAP INSET | 36. Area Lighting |
| 9. Site Designation | 37. Sanitary Disposal Sys. |
| 10. Properties Within 500 Feet of Site | |
| 11. Property Owners (Item #10) | 38. Water Supply/Fire Hydrants |
| 12. PLOT PLAN | 39. Building Locations |
| 13. Scale (1" = 50' or lesser) | 40. Building Setbacks |
| 14. Metes and Bounds | 41. Front Building Elevations |
| 15. Zoning Designation | 42. Divisions of Occupancy |
| 16. North Arrow | 43. Sign Details |
| 17. Abutting Property Owners | 44. BULK TABLE INSET |
| 18. Existing Building Locations | 45. Property Area (Nearest 100 sq. ft.) |
| 19. Existing Paved Areas | 46. Building Coverage (sq. ft.) |
| 20. Existing Vegetation | 47. Building Coverage (% of Total Area) |
| 21. Existing Access & Egress | 48. Pavement Coverage (Sq. Ft.) |
| | 49. Pavement Coverage (% of Total Area) |
| <u>PROPOSED IMPROVEMENTS</u> | 50. Open Space (Sq. Ft.) |
| 22. Landscaping | 51. Open Space (% of Total Area) |
| 23. Exterior Lighting | 52. No. of Parking Spaces Proposed. |
| 24. Screening | 53. No. of Parking Required. |
| 25. Access & Egress | |
| 26. Parking Areas | |
| 27. Loading Areas | |
| 28. Paving Details (Items 25-27) | |

This list is provided as a guide only and is for the convenience of the Applicant. The Town of New Windsor Planning Board may require additional notes or revisions prior to granting approval.

PREPARER'S ACKNOWLEDGEMENT:

The Site Plan has been prepared in accordance with this checklist and the Town of New Windsor Ordinances, to the best of my knowledge.

By: Scott Levison, P.E., 60628
Licensed Professional